

LEGEND

- Indicates 1/2" Iron Pipe Found Unless Otherwise Noted
- Indicates 1/2" Iron Pipe Placed Unless Otherwise Noted
- A-Indicates ACTUAL Distance
- R-Indicates RECORDED Distance

LEGAL DESCRIPTION

A tract of land comprising a part of the Southwest Quarter (SW1/4), of Section One (1), Township Eleven (11) North, Range Ten (10) West of the 6th P.M., in the City of Grand Island, Hall County, Nebraska, more particularly described as follows:

Beginning at the southwest corner of said Southwest Quarter (SW1/4); thence running northerly along the west line of said Southwest Quarter (SW1/4), on an Assumed Bearing of N00°00'00"E, a distance of Six Hundred Seventy Five (675.00) feet; thence running S89°23'20"E, a distance of Four Hundred (400.00) feet; thence running S00°00'00"W, a distance of Six hundred Seventy Five (675.00) feet, to a point on the south line of said Southwest Quarter (SW1/4); thence running N89°23'20"W, a distance of Four Hundred (400.00) feet, to the point of beginning, EXCEPTING THEREFROM the northerly Twenty Five (25.0) feet of the southerly Fifty Eight (58.0) feet of the easterly Three Hundred Sixty Seven (367.0) feet of the above described tract of land, leaving a net acreage of 5.987 acres more or less.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS, that, ROBERT E. IRVINE and BONNIE B. IRVINE, husband and wife, being the owners of the land described hereon, have caused same to be surveyed, subdivided, platted and designated as 'PRIMROSE SUBDIVISION', in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof, and do hereby dedicate the street right of way as shown thereon to the public for their use forever, and the easements as shown thereon for the location, construction and maintenance of public service utilities forever, together with the right of ingress and egress thereto, and hereby prohibiting the planting of trees, bushes and shrubs, or placing other obstructions upon, over, along or underneath the surface of such easements; and that the foregoing subdivision as more particularly described in the description hereon as appears on this is made with the free consent and in accordance with the desires of the undersigned owners and proprietors.

IN WITNESS WHEREOF, we have affixed our signatures hereto at Grand Island, Nebraska, this 11th day of August, 2003.

Robert E. Irvine
Robert E. Irvine

Bonnie B. Irvine
Bonnie B. Irvine

SURVEYOR'S CERTIFICATE

I hereby certify that on August 5, 2003, I completed an accurate survey of 'PRIMROSE SUBDIVISION', in the City of Grand Island, Nebraska, as shown on the accompanying plat thereof; that the lots, blocks, streets, avenues, alleys, parks, commons and other grounds as contained in said subdivision as shown on the accompanying plat thereof are well and accurately staked off and marked; that iron markers were placed at all lot corners; that the dimensions of each lot are as shown on the plat; that each lot bears its own number; and that said survey was made with reference to known and recorded monuments.

(Seal)

Deryl D. Sorgentfrei
Deryl D. Sorgentfrei, Reg. Land Surveyor No. 578

APPROVALS

Submitted to and approved by the Regional Planning Commission of Hall County, Grand Island, Wood River and the Villages of Alda, Cairo and Doniphan, Nebraska.

Chairman
Chairman

September 3, 2003
Date

Approved and accepted by the City of Grand Island, Nebraska, this 25th day of September, 2003.

Mayor
Mayor

City Clerk
City Clerk

ACKNOWLEDGEMENT

State Of Nebraska ss
County Of Hall

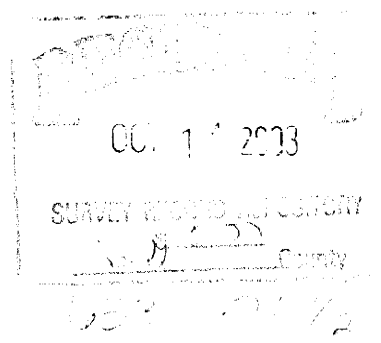
On the 11th day of August, 2003, before me *Deryl D. Sorgentfrei* a Notary Public within and for said County, personally appeared ROBERT E. IRVINE and BONNIE B. IRVINE, husband and wife, to me personally known to be the identical person whose signatures are affixed hereto, and that each did acknowledge the execution thereof to be his or her voluntary act and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal at Grand Island, Nebraska, on the date last above written.

My commission expires February 13, 2004.

Notary Public
Notary Public

(Seal)



PRIMROSE SUBDIVISION

IN THE CITY OF GRAND ISLAND, NEBRASKA